



Lorne Road, Clarendon Park, Leicester, LE2 1YF

**ANDREW
BOSLEY & CO**

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Property Description

Set in a quiet cul de sac in the heart of Clarendon Park, this beautifully updated Edwardian detached home offers an inviting blend of period charm and modern comfort, perfect for family living. With Victoria Park just a short stroll away and Queens Road only minutes from the front door, the location delivers the very best of this much loved neighbourhood, known for its friendly community feel, excellent schools, independent shops and relaxed café culture.

The house has been thoughtfully refurbished and extended, retaining original features that bring character to every room. The welcoming entrance hall with its original tiled floor leads to a bright living room with leaded sash windows, a generous formal dining room and a lovely sunroom that connects seamlessly with the garden. The stylish fitted kitchen is complemented by a useful utility area and a ground floor WC, creating a practical layout for busy family life.

On the first floor, the master bedroom is beautifully presented and benefits from its own en suite shower room. Two further bedrooms are equally well decorated and sit alongside a modern three piece family bathroom. The second floor offers a spacious fourth bedroom created through a quality loft conversion, making it an ideal space for older children, guests or home working.

The exterior offers a neat fore garden and a private rear garden with a leafy outlook, providing a peaceful setting for play, relaxation or entertaining.

Families will appreciate the convenience of nearby public and private schooling, nursery day care, the University of Leicester, Leicester Royal Infirmary, Leicester General Hospital and the city centre. With Victoria Park and the lively Queens Road parade so close, everything you need is right on your doorstep.

Internal viewing is strongly recommended to appreciate the space, quality and lifestyle this wonderful home offers.





Key Features

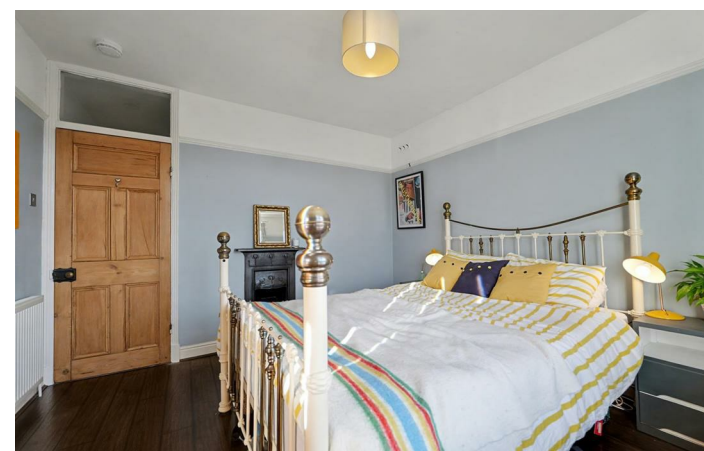
- Beautifully refurbished Edwardian detached family home
- Prime Clarendon Park cul de sac close to Victoria Park and Queens Road
- Three floors of spacious accommodation with original period features
- Living room, formal dining room and bright sunroom
- Modern fitted kitchen with utility area and ground floor WC
- Four well presented bedrooms including master with en suite
- Quality loft conversion creating a generous fourth bedroom
- Private rear garden with leafy, peaceful outlook
- Permitted on street parking available
- Short walk from a number of local amenities

**Offers Over
£450,000**





Not to scale for layout reference only. All Measurements are Approximate Produced by As
Built Energy Surveys for Andrew Granger & Co orders@asbuiltenergysurveys.co.uk



EPC Rating - D

Tenure - Freehold

Council Tax Band - D

Local Authority
Leicester

We routinely refer clients to both our recommended Legal Firm and a panel of Financial Services Providers. It is your decision whether you choose to deal with these companies. In making that decision, you should know that we receive a referral fee



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